ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Anne H. Zelle, a married person	Anne H. Zelle	82-7
(NAME)	(NAME)	
310 CLARENDON AVE.	SAME	379
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
NASHVILLE TENN 37205		20W-26092
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of $10.00 ---------- Ten & No/100 ---------- DOLLARS

CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED.

I, Rosa L. Vinson, a widow

have bargained and sold, and by these presents do transfer and convey unto the said Anne H. Zelle, a married person

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING Lot No.23 on the Plan of Village Manor, as of record in Book 3300, page 55, Register's Office for said County.

SAID Lot No.23 fronts 18.34 feet on the east side of North 4th Street and runs back 159.19 feet on the north line and 159.17 feet on the south line to an alley in the rear on which it measures 18.34

BEING the same property conveyed to Rosa L. Vinson and Cecil E. Langley, by deed from Philip N. Brownstein, of Washington D.C. as Federal Housing Commissioner, of record in Book 3816, page 361, Register's Office for Davidson County, Tennessee; the said Cecil E. Langley having since died, intestate, and said property now being vested in Rosa L. Vinson and the heirs-at-law of Cecil E. Langley, deceased.

THIS conveyance is subject to any and all existing easements and restrictions of record.

1979 Property Taxes have been prorated at the closing of this sale and paid by the Seller.

This is unimproved ( ) improved (X) property, known as 645 Lischey Avenue (House Number) (Street)
Nashville, Tennessee
(P. O. Address) (City or Town) (Zip Code)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 13th day of December, 19 79.

x Rosa L. Vinson

Rosa L. Vinson, a widow

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 5547 PAGE 338

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Rosa L. Vinson, a widow

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, this 13th day of December, 19 79.

My commission expires 8-26-80 Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said as such and attesting the same by the said as such .

Witness my hand and seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 19,900.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

x Anne H. Zelle

Sworn to and subscribed before me
this 13th day of December, 19 79.

My commission expires 8-26-80 Notary Public

This instrument was prepared by:

Name	Address
DOBSON & JOHNSON, INC.	Suite 1800, One Commerce Place Nashville, Tennessee 37239

3527 WARRANTY DEED - CHECK

FROM Rosa L. Vinson, a widow

TO Anne H. Zelle, a married person

INDEPENDENT TITLE COMPANY
Suite 1704-17th Floor
One Commerce Place
Nashville, Tn. 37239
242-9612

RECEIVED
DEC 21 3 32 PM '79

IDENTIFICATION REFERENCE

F69398

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5547 PAGE 339

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			19500.00-	CO
			51.74	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	58.24-
			3527A12/21/79 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F69398

ENTERED FOR REFERENCE

DEC 21 3 32 PM '79

No. 733172